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## AN ORDINANCE

99981

**AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES  
THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF  
SAN ANTONIO BY CHANGING THE CLASSIFICATION OF  
AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN.**

\* \* \* \* \*

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:**

**SECTION 1.** Section 35-304 of the Unified Development Code which is Chapter 35 of the City Code and constitutes the comprehensive zoning ordinance of the City of San Antonio is hereby amended so that it shall hereafter include the following described changes of classification and the rezoning of the hereinafter designated property to-wit:

**CASE NO. Z2004219**

The rezoning and reclassification of property from "I-2 RIO-2" Heavy Industrial District River Improvement Overlay 2 and "C-3 RIO-2" Commercial District River Improvement Overlay 2 to "IDZ RIO-2" Infill Development Zone River Improvement Overlay 2 with uses permitted in "C-3" General Commercial District, "MF-50" Multi-Family District, "D" Downtown District and the following additional uses:

1. Beverage manufacture or microbrewery (alcohol or non-alcohol) and water distillation, purification and bottling.
2. Fabrication and manufacturing of artisan goods and products including furniture, cabinetry, wood products, metalwork and metal products, bread, candy and other food products, leather products, clothing, glass and tile.
3. The fabrication and manufacturing of prototypes developed or conceived by any college, university, trade school, institute or other educational facility located on the property on the property listed as follows:

21.448 acres out of NCB 962, 968, 970, 973, 975, 14164

**SECTION 2.** Field notes describing the above mentioned tract are attached hereto and incorporated herein for all purposes.

**SECTION 3.** All other provisions of Chapter 35 except those expressly amended by this ordinance shall remain in full force and effect including the penalties for violations as made and provided for in Section 35-491.

**SECTION 4.** The Director of Planning shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

**SECTION 5.** This ordinance shall become effective immediately upon passage if passed by eight or more votes otherwise this ordinance shall become effective November 28, 2004.

**PASSED AND APPROVED** this 18<sup>th</sup> day of November, 2004.



M A Y O R

EDWARD D. GARZA

ATTEST:

  
 City Clerk

APPROVED AS TO FORM:

  
 for CITY ATTORNEY

# Agenda Voting Results

**Name:** 4D.

**Date:** 11/18/04

**Time:** 04:04:36 PM

**Vote Type:** Multiple selection

**Description:** 4D. ZONING CASE NUMBER Z2004219: The request of Ken Halliday, Rio Perla Properties, L. P., Applicant, for Rio Perla Properties, L. P., Owner(s), for a change in zoning from "I-2" RIO-2 Heavy Industrial District River Improvement Overlay 2 and "C-3" RIO-2 Commercial District River Improvement Overlay 2 to "IDZ" RIO-2 Infill Development Zone River Improvement Overlay 2 with uses permitted in "C-3" General Commercial District, "MF-50" Multi-Family District, "D" Downtown District and the following additional uses: 1) Beverage manufacture or microbrewery (alcohol or non-alcohol) and water distillation, purification and bottling; 2) Fabrication and manufacturing of artisan goods and products including furniture, cabinetry, wood products, metalwork and metal products, bread, candy and other food products, leather products, clothing, glass and tile; 3) The fabrication and manufacturing of prototypes developed or conceived by any college, university, trade school, institute or other educational facility, located on the property on 21.448 acres out of NCB 962, 968, 970, 973, 975, 14164, 312 Pearl Parkway. Staff's recommendation was for approval. The Zoning Commission recommended approval. (Council District 1)

| Voter              | Group       | Status      | Yes | No | Abstain |
|--------------------|-------------|-------------|-----|----|---------|
| ROGER O. FLORES    | DISTRICT 1  |             | x   |    |         |
| JOEL WILLIAMS      | DISTRICT 2  |             | x   |    |         |
| RON H. SEGOVIA     | DISTRICT 3  |             | x   |    |         |
| RICHARD PEREZ      | DISTRICT 4  |             | x   |    |         |
| PATTI RADLE        | DISTRICT 5  |             | x   |    |         |
| ENRIQUE M. BARRERA | DISTRICT 6  |             | x   |    |         |
| JULIAN CASTRO      | DISTRICT 7  |             | x   |    |         |
| ART A. HALL        | DISTRICT 8  | Not present |     |    |         |
| CARROLL SCHUBERT   | DISTRICT 9  |             | x   |    |         |
| CHIP HAASS         | DISTRICT_10 |             | x   |    |         |
| MAYOR ED GARZA     | MAYOR       |             | x   |    |         |